

LOT TABLE with columns: LOT NO., ACRES, SQ. FT. Includes rows for Gross, Lot 1, Block 1, and Right-of-Way.

LINE TABLE with columns: NO., BEARING, LENGTH. Includes two tables for line segments L1 through L16.

CURVE TABLE with columns: NO., RADIUS, DELTA, CHORD BEARING, CHORD, LENGTH. Includes one row for curve C1.

FS-25-136

OWNER'S CERTIFICATION

WHEREAS LONGHORN CROSSING OWNER, LP is the owner of a 29.8436 acre (1,299,987 square foot) tract of land situated in the Alexander F. Albright Survey, Abstract No. 1849, City of Fort Worth, Tarrant County, Texas; and being all of that tract of land described in the Special Warranty Deed to Longhorn Crossing Owner, LP recorded in Instrument No. D226038535, Official Public Records, Tarrant County, Texas; said tract being more particularly described as follows:

BEGINNING at a 5/8-inch iron rod with cap stamped "PEISER MANKIN SURV" found at the northwest corner of said called 29.8436 acre tract, and being in the south right-of-way line of Longhorn Road (a 120-foot right-of-way); THENCE North 89°33'24" East, along the said south right-of-way line, and along the north line of said called 29.8436 acre tract, a distance of 509.01 feet to a point for corner being at the north end of a corner clip at the intersection of the said south right-of-way line of Longhorn Road, and the west right-of-way line of Old Decatur Road (a variable width right-of-way); THENCE South 59°51'53" East, along said corner clip, a distance of 30.50 feet to an "x" cut found for corner, being the easternmost northeast corner of said called 29.8436 acre tract; THENCE along the said west right-of-way line of Old Decatur Road, and along the east line of said called 29.8436 acre tract, the following three (3) calls: South 29°39'57" East, a distance of 132.12 feet to a point for corner; North 60°20'03" East, a distance of 40.00 feet to a point for corner; South 29°39'57" East, a distance of 1,576.80 feet to a point for corner being at the southeast corner of said called 29.8436 acre tract; THENCE along the south line of said Tract 1, the following five (5) calls: North 79°08'04" West, a distance of 412.22 feet to a point for corner; North 78°18'04" West, a distance of 363.15 feet to a 5/8-inch iron rod with cap stamped "RPLS 5696" found for corner; North 78°50'04" West, a distance of 899.29 feet to a 5/8-inch iron rod with cap stamped "PEISER MANKIN SURV" found for corner; North 79°01'04" West, a distance of 242.64 feet to a 5/8-inch iron rod found for corner; South 55°59'56" West, a distance of 13.27 feet to a point for corner being at the beginning of a non-tangent curve to the right with a radius of 1,877.97 feet, a central angle of 01°16'08", and a chord bearing and distance of North 22°14'43" West, 41.59 feet, and being at the southwest corner of said called 29.8436 acre tract, and being in the northeast right-of-way line of Marine Creek Parkway (a 120-foot right-of-way); from said point a 1/2-inch iron rod found bears North 43°47'27" East, a distance of 1.67 feet; THENCE in a northerly direction, along the said east right-of-way line, with said non-tangent curve to the right, an arc distance of 41.59 feet to a 5/8-inch iron rod with cap stamped "PEISER MANKIN SURV" found for corner, being at the southwest corner of Block 1, Marine Creek All Storage, an addition to the City of Fort Worth according to the plat recorded in Instrument No. D216146738, said Official Public Records;

THENCE North 89°33'24" East, departing the said east right-of-way line, along the south line of said Block 1, a distance of 500.00 feet to a point for corner, being the southeast corner of said Block 1; THENCE North 00°26'36" West, along the east line of said Block 1, a distance of 1,069.89 feet to the POINT OF BEGINNING and containing 1,299,987 square feet or 29.8436 acres of land, more or less.

OWNER'S DEDICATION NOW AND THEREFORE, know all men by these presents that LONGHORN CROSSING OWNER, LP does hereby adopt this plat as LOT 1, BLOCK 1, GREYSTAR OLD DECATUR, an addition to the City of Fort Worth, Tarrant County, Texas and do hereby dedicate to the public use forever the right-of-way and easements as shown hereon. Executed this 15 day of May, 2026. BY: Longhorn Crossing Owner, LP BY: Longhorn Crossing Owner GP, LLC, A Delaware limited liability company, Its general partner BY: Longhorn Crossing Venture, LLC, A Delaware limited liability company, Its sole member BY: GS Longhorn Crossing Manager, LLC, A Delaware limited liability company, Its administrative member Michaela Gunter, Vice President

STATE OF TEXAS COUNTY OF TARRANT BEFORE ME, the undersigned, a Notary Public in and for The State of Texas, on this day personally appeared Michaela Gunter, known to me to be the person and officer whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purposes and considerations therein expressed and in the capacity therein stated. GIVEN UNDER MY HAND AND SEAL OF OFFICE this 15 day of May, 2026.

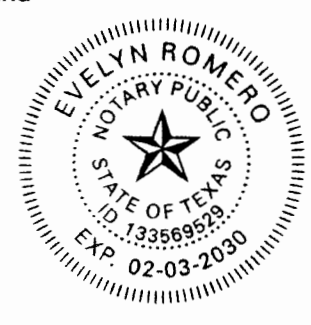
Notary Public, State of Texas

- NOTES 1. The bearing system for this survey is based on the Texas Coordinate System of 1983 (2011), North Central Zone (4202) based on observations made on 05/05/2025 with an applied combined scale factor of 1.00012. 2. The grid coordinates shown hereon are based on the Texas Coordinate System of 1983, North Central 4202, no scale and no projection. 3. All corners hereon are 5/8" iron rod set with a cap stamped "KHA" unless noted otherwise. 4. According to Federal Emergency Management Agency's Flood Insurance Rate Map No. 48439C0160k, for Tarrant County, Texas and incorporated areas, dated September 25, 2009, this property is located within Zone X (unshaded) defined as "Areas determined to be outside the 0.2% annual chance floodplain". If this site is not within an identified special flood hazard area, this flood statement does not imply that the property and/or the structures thereon will be free from flooding or flood damage. On rare occasions, greater floods can and will occur and flood heights may be increased by man-made or natural causes. This flood statement shall not create liability on the part of the surveyor. 5. The purpose of this plat is to create one lot. 6. Notice: Selling a portion of any lot within this addition by metes and bounds is a violation of state law and city ordinance and is subject to fines and withholding of utility services and building permits.

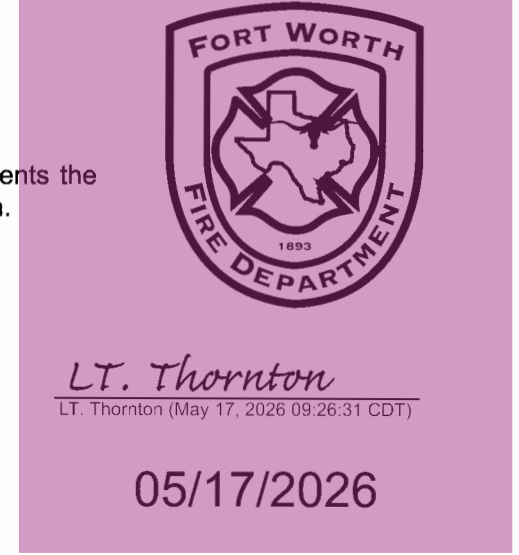
SURVEYOR'S CERTIFICATION I, Michael Cleo Billingsley, Registered Professional Land Surveyor, do hereby certify that the plat shown hereon accurately represents the property as determined by an on the ground survey, made under my supervision on 05/05/2025 and that all corners are shown hereon.

Signature of Michael Cleo Billingsley, Registered Professional Land Surveyor No. 6558.

SURVEYOR KIMLEY-HORN AND ASSOC. INC. 801 CHERRY STREET, UNIT 11, SUITE 1300 FORT WORTH, TEXAS 76102 MICHAEL CLEO BILLINGSLEY, RPLS TEL. NO. 817-335-5511 michael.billingsley@kimley-horn.com OWNER LONGHORN CROSSING OWNER, LP 601 STATE STREET, SUITE 500 SOUTHLAKE, TEXAS 76092 MICHAELA GUNTER TEL. NO. 817-271-8789 michaela.gunter@greystar.com



FORT WORTH CITY PLAN COMMISSION CITY OF FORT WORTH, TEXAS. THIS PLAT IS VALID ONLY IF RECORDED WITHIN NINETY (90) DAYS AFTER DATE OF APPROVAL. Plat Approval Date: 05/18/2026. Chairwoman: Caroline Cranz. Secretary: Stephen Murray.



FINAL PLAT LOT 1, BLOCK 1 GREYSTAR OLD DECATUR A 29.8436 ACRE ADDITION TO THE CITY OF FORT WORTH, TARRANT COUNTY, TEXAS, ALEXANDER F ALBRIGHT SURVEY, ABSTRACT No. 1849

Kimley Horn logo and contact information: 801 Cherry Street, Unit 11, # 1300 Fort Worth, Texas 76102 FIRM # 10194040 Tel. No. (817) 335-5511 www.kimley-horn.com

Scale: 1" = 100'. Drawn by: MCB. Checked by: KHA. Date: 5/15/2026. Project No: 067717120. Sheet No: 1 OF 1.